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**GOVERNMENT OF THE DISTRICT OF COLUMBIA**  
**BOARD OF ZONING ADJUSTMENT**



**NOTICE OF VIRTUAL PUBLIC HEARING**

**TIME AND PLACE: Wednesday, April 30, 2025, @ 9:30 a.m.**

**Via WebEx:** <https://dcoz.dc.gov/BZA04-30-2025>

**Via Telephone:** 202-860-2110 Access code: 2315 754 1838

**Via YouTube:** <https://www.youtube.com/c/DCOfficeofZoning>

**Instructions:** <https://dcoz.dc.gov/release/virtual-public-hearings>

**Witness Sign Up:** <https://dcoz.dc.gov/service/sign-testify>

**TO CONSIDER THE FOLLOWING APPLICATION THAT HAS BEEN ACCEPTED BY THE OFFICE OF ZONING AND SCHEDULED FOR PUBLIC HEARING:**

**Application No. 21265 of Sennai Ghezae**

**Address:** 3341 Martin Luther King Jr. Avenue S.E. (Square 6004, Lot 4)

**ANC:** 8C

**Relief:** Special Exception under:

- The health care facility use requirements of Subtitle U § 203.1(j)(pursuant to Subtitle X § 901.2)

**Project:** To permit a health-care facility use in an existing, detached, three-story with cellar building in the R-2 Zone.

This public hearing will be conducted in accordance with the contested case provisions of Subtitle Y, Chapters 4 & 5.

**PLEASE NOTE:**

The hearing date shown above may be RESCHEDULED prior to this date, in which case the new hearing date will be posted on the online calendar for the Board of Zoning Adjustment (“**Board**” or “**BZA**”), on the website of the Office of Zoning (“**OZ**”) at <https://dcoz.dc.gov/BZACalendar>, as well as on the case record webpage available on the Interactive Zoning Information System (“**IZIS**”) on the OZ website <https://dcoz.dc.gov/CaseRecord> (additional instructions below). **Please check these webpages to confirm the final hearing date and time** as there will be no other notice of these changes provided. One day before the hearing, the order of cases, agenda, and any other scheduling changes will be posted to the Board’s online calendar on OZ’s website.

Those who wish to testify at the public hearing **must** be present when their case is called. The order of cases may change at the Board’s discretion. Participants are encouraged to visit <https://dcoz.dc.gov/service/watch-live-virtual-zcbza-hearingsmeetings> to watch the live broadcast

**GOVERNMENT OF THE DISTRICT OF COLUMBIA  
OFFICE OF ZONING**

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3329 MARTIN LUTHER KING JR AVE SE  
WASHINGTON DC 20032-1541

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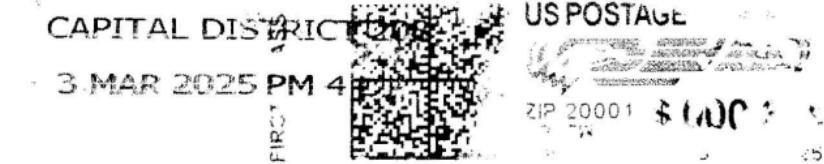
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*AN*  
JC PROPERTIES LLC  
1735 1/2 SWANN ST NW  
WASHINGTON DC 20009-5536



*Addresser  
Unknown*

NAME 171 76 1 2203/09/23

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